184.0	0004	0003.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	666,600 / 666,600
					USE VALUE:	666,600 / 666,600
					ASSESSED:	666,600 / 666,600

PROPERTY LOCATION

No	Alt No	Direction/Street/City
388		APPLETON ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	YOSHIHARA NOBUKO/MOTOJIRO
Owner 2:	
Owner 3:	
Street 1:	388 APPLETON ST
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	IB PROPERTY HOLDINGS LLC -
Owner 2:	-
Street 1:	4425 PONCE DE LEON BLVD
Twn/City:	CORAL GABLES
St/Prov:	FL Cntry:
Postal:	33146

NARRATIVE DESCRIPTION

This parcel contains .146 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1949, having primarily Vinyl Exterior and 1931 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	3	Below Stree
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	6375.000	238,700		427,900	666,600
Total Card	0.146	238,700		427,900	666,600
Total Parcel	0.146	238,700		427,900	666,600

Source: Market Adj Cost | Total Value per SQ unit /Card: 345.30 /Parcel: 345.30

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct 123609

GIS Ref

GIS Ref

Insp Date 07/09/18

!14290!

PREVIOUS ASSESSMENT

Parcel ID 184.0-0004-0003.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	238,700	0	6,375.	427,900	666,600		Year end	12/23/2021
2021	101	FV	230,900	0	6,375.	427,900	658,800		Year End Roll	12/10/2020
2020	101	FV	230,800	0	6,375.	427,900	658,700	658,700	Year End Roll	12/18/2019
2019	101	FV	205,500	0	6,375.	427,900	633,400	633,400	Year End Roll	1/3/2019
2018	101	FV	205,500	0	6,375.	360,600	566,100	566,100	Year End Roll	12/20/2017
2017	101	FV	205,500	0	6,375.	330,100	535,600	535,600	Year End Roll	1/3/2017
2016	101	FV	205,500	0	6,375.	281,200	486,700	486,700	Year End	1/4/2016
2015	101	FV	193,000	0	6,375.	244,500	437,500	437,500	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	18:43:14

LAST REV

Date	Time
07/31/18	11:45:00
mmcmakin	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 14290

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
IB PROPERTY HOL	49028-561		2/23/2007		380,000	No	No		
KIRIAKOS ARTHUR	47857-141		7/25/2006		431,905	No	No		
TSAKIRGIS GEORG	25078-410		12/22/1994		210,000	No	No		Y

USER DEFINED

Prior Id # 1:	123609
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
7/9/2018	MEAS&NOTICE	CC	Chris C
12/17/2008	Measured	336	PATRIOT
12/3/2008	MLS	MM	Mary M
6/25/2007	MLS	HC	Helen Chinal
1/6/2000	Meas/Inspect	243	PATRIOT
7/21/1993		EK	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6375		Sq. Ft.	Site		0	70.	0.96	7									427,873						427,900	

Total AC/HA:	0.14635	Total SF/SM:	6375	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	427,873	Spl Credit		Total:	427,900

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	5 - Cape		
Sty Ht:	1T - 1 & 3/4 Sty		
(Liv) Units:	1	Total:	1
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	GREEN		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1949	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:	4 - Carpet	5	%
Bsmnt Flr:	4 - Carpet		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	3 - Forced H/W		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	2	Rating:	Average
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Average
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV	- Average	31. %
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:		31 %

CALC SUMMARY

Basic $ / SQ:	110.00
Size Adj.:	1.35000002
Const Adj.:	1.00949991
Adj $ / SQ:	149.911
Other Features:	82500
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	345960
Depreciation:	107247
Depreciated Total:	238712

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1								# Units	1	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs:	7	BRs:	4	Baths:	2	HB					

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

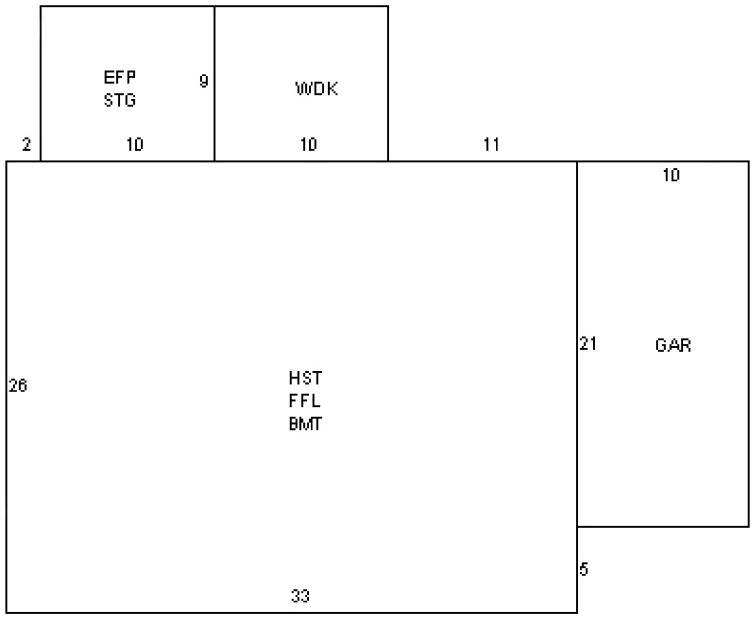
No Unit	RMS	BRS	FL
1	7	4	
Totals			
1	7	4	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:		Before Depr:	149.91
Special Features:	0	Val/Su Net:	90.93
Final Total:	238700	Val/Su SzAd	185.47

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	858	66.900	57,398
FFL	First Floor	858	149.910	128,623
HST	Half Story	429	149.910	64,312
GAR	Garage	210	27.160	5,704
EFP	Enclos Porch	90	58.020	5,222
STG	Storage	90	8.300	747
WDK	Deck	90	16.150	1,454
	Net Sketched Area:	2,625	Total:	263,460
Size Ad	1287	Gross Area	3054	FinArea 1931

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	75		

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

PARCEL ID

184.0-0004-0003.0

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More: N | Total Yard Items: | Total Special Featues: | Total: